

**Borough of Watchung
Planning Board Meeting Minutes
7:30 p.m. December 19th , 2017**

Chairwoman Schaefer called the meeting to order at 7:30 p.m. Salute to the flag. The Chair called for a roll call. Present at the call of the roll were:
Schaefer (present) Desnoyers (present) Ellis (present) Haveson (present)
Sopko (present) Pennett (present) Pote (present) Speeney (present) Spingler (present)
D'Annunzio (present)

Also present were substitute attorney Rubin Perez and Engineer Tom Herits.

Chairwoman Schaefer indicated there was a quorum to conduct business and stated that this meeting was being held in compliance with N.J.S.A. 10:4-6 of the Open Public Meetings Act and proper notification of this meeting had been made.

Chairwoman Schaefer made motion to approve October 17, 2017 meeting minutes it was moved seconded and carried on a voice vote Mr. Desnoyers did not vote.

The secretary called Weldon PB17-03 preliminary and final site plan approval for a landscaping buffer along Bonnie Burn Rd. and read resolution PB17-R13 into the record. Madame Chair made motion to accept, it was moved by Mr. Desnoyers seconded by Mayor Pote. Discussion was offered. Mr. Ellis wanted clarification on #16. Is there a potential of having affordable housing there? Mr. Healey said that particular statement is a standard for resolutions. The law that would affect whether development fees are applicable is the state non-residential development fee law that's based on square footage of buildings. I don't think it applies to this buffering planting application. Mr. Butler added yes, that's why we added "if applicable." In further discussion, Mr. Desnoyers asked if a conclusion was made on keeping the firehouse on that property. Mr. Butler said the town leases it for \$1000/yr. from Weldon. The lease is up in November 2018. There was discussion on relocating the firehouse and Weldon is willing to help the town with that. Hearing no further discussion a call of the roll was made: Desnoyers (yes), Ellis (yes), Haveson (yes), Sopko (yes), Pennett (yes), Pote (yes) Speeney (yes) Schaefer (yes).

Next, the secretary called PB16-03 Seritage Growth Properties Block 6201 Lot 1 Final Major Site Plan Approval PB17-R12 and read the resolution into the record. Chair made a motion to accept, it was moved by Mr. Haveson, seconded by Mayor Pote. Discussion was offered. Mr. McNamara advised the board that there were meetings with the borough attorney, police chief and the administrator whereby a security agreement was reached. Madame Chair stated the security plan was made between our council, police chief and our borough attorney. That was not part of this board's purview. This planning board does not know the specifics of that security plan. I received an email from the Chief saying he approved the security plan and from our borough attorney stating an agreement was made. The Mayor agreed with the Chair. The security agreement is separate from what this board is doing. After this discussion, language in the resolution was changed to reflect said discussion. Madame Chair called for discussion on the resolution edits. Hearing none, the Chair made motion to approve the amended version of PB17-R12, it was made by Mr. Speeney, seconded by Mr. Ellis. Comments from the public was called, hearing none, that portion was closed and the motion carried on a call of the roll: Desnoyers (yes), Ellis (yes), Haveson (yes), Sopko (yes), Pennett (yes), Pote (yes) Speeney (yes) Schaefer (yes).

Discussion: Madame Chair suggested our re-org meeting in January start at 7:00 p.m. then go directly into our regular meeting. All were in agreement.

Meeting adjourned 8:30p.m.

Respectfully Submitted,

Maryann Amiano
Planning Board Clerk